

For Lease

# Stonebridge Professional Center

36310 INLAND VALLEY DRIVE  
WILDOMAR, CA 92595



 **LEE &  
ASSOCIATES**  
COMMERCIAL REAL ESTATE SERVICES

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**STONEBRIDGE PROFESSIONAL CENTER** is conveniently located off Clinton Keith Road & Interstate 15 in the city of Wildomar, Southwest Riverside County. 3-story Class "A" Office building of 30,000 square feet. The 36310 (North) Building is currently general office with the 2nd and 3rd floors occupied by KB Home.

## PROPERTY FEATURES:

- 3-story Class "A" Office Building.
- Located directly across from Inland Valley Medical Center Hospital.
- Building is visible from Interstate 15 freeway with close and convenient access. Interstate 215 is approximately 3 miles East from Stonebridge Professional Center.
- Building is Fios Enabled.
- Excellent 5 per 1,000 parking.
- Bus line located across from property.
- Close proximity to retail including restaurants, medical, banks, Starbucks and other services.

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# Location

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**Stonebridge**  
Professional Center

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NORTH BUILDING: 36310 INLAND VALLEY DRIVE			
SUITE	SF	RATE	DESCRIPTION
100	±4,490	\$1.35 NNN**	Plug and play office space opportunity. See floor plan for details.

Medical Uses Permitted.  
Tenant responsible for premises janitorial and electricity.  
\*\*NNN's currently estimated at \$0.45 psf per month.

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Please Contact Agent for Touring Instructions

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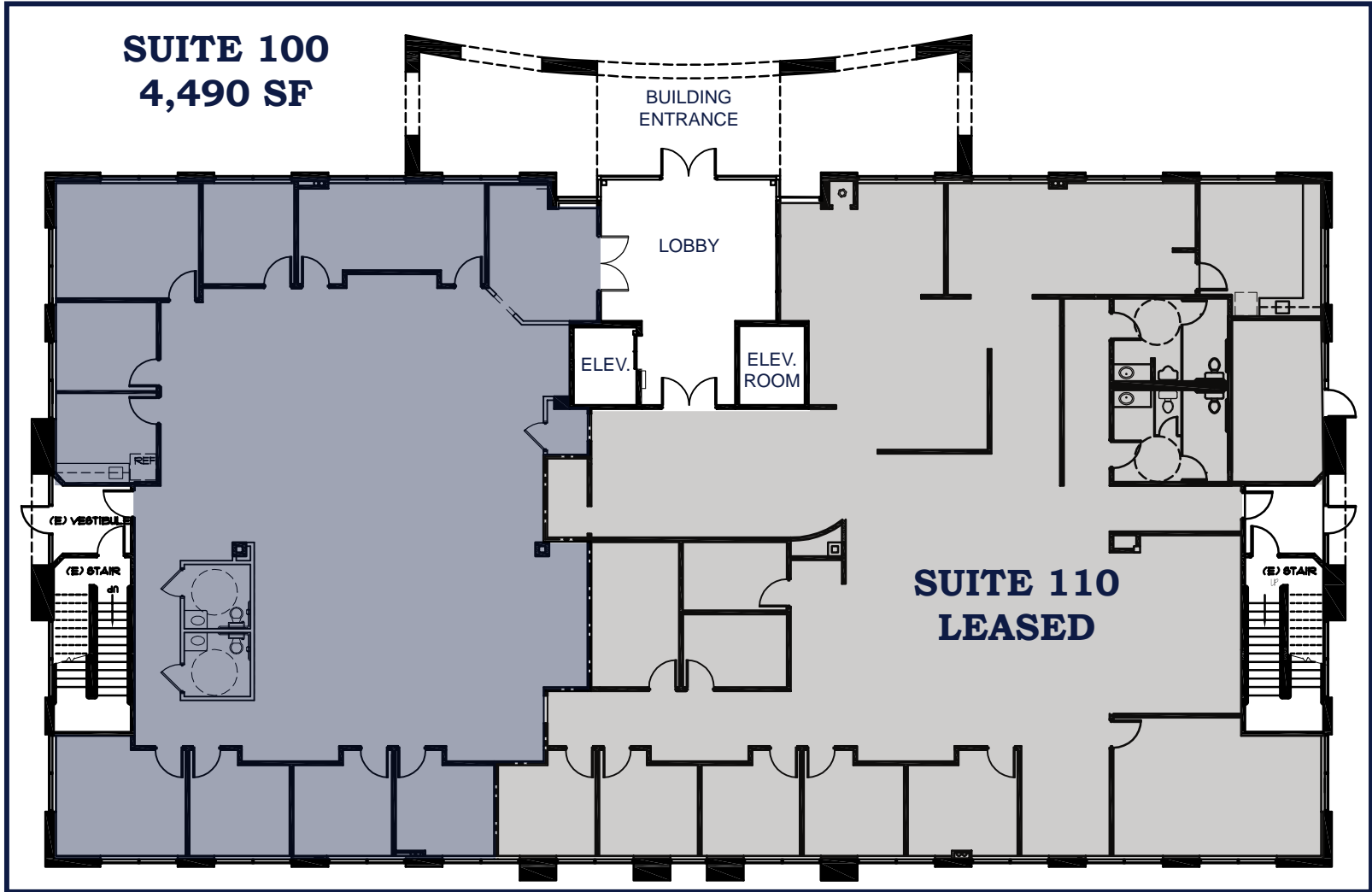


**NORTH BUILDING**  
**36310 INLAND VALLEY DR.**  
**SUITE 100**

# Stonebridge Professional Center



**SUITE 100**  
**4,490 SF**



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